

DEVELOPMENT

Broadway + Acoma Lofts | 3401 South Broadway

Project: 110 residential units; 11,000 square feet retail/commercial space; covered and surface parking

- The South building is 100% leased **and residents are occupying the building.**
- **The North building is nearing completion with occupancy anticipated by the end of December.**



1050/1090 West Hampden Avenue

Projects: 1050 West Hampden Avenue – 52,000 square foot Earth Treks climbing/fitness facility
1090 West Hampden Avenue – 650 units of indoor self-storage

- The applicant revised the first PUD application. A second neighborhood meeting was held on October 11, 2017.
- **The applicant withdrew their PUD application, and submitted an application for a minor subdivision.**
- **1090 West Hampden Avenue: CubeSmart Self-Storage is now open.**

3555 South Clarkson Street

Project: 6-story assisted living and memory care facility

- Foundation and building permits are under review.

William's Jewelers | 5095 South Broadway

Project: New retail building for jewelry store

- Store is now open.

600 West Bates Avenue ➤

Project: Artist Studio

- Construction continues.

3325 South Santa Fe Drive

Project: Indoor self-storage facility

- A subdivision has been submitted and is currently under review.
- The former London Motel buildings have been demolished.

**Iron Works Village | 601 West Bates Avenue ➤**

Project: 136 townhomes, condominiums, and single-family, for-sale units

- Foundations are being poured.
- One duplex and one townhome are presold; one single-family house, one duplex, and seven townhomes are reserved.
- **Construction continues.**

**Iron Works Village | 2828 South Fox Street ➤**

- **Construction continues.**

Hilltop Flats | 3800 South Broadway

Project: First floor retail; 2 story residential; comprising 9 apartment units

- A building permit was applied for on August 31, 2017 and is under review.
- **The building permit is under second review.**

**506 East Hampden Avenue**

Project: A proposed multi-story, mixed-use development with 14,000 square feet of retail (ground floor) and 104,000 square feet of medical office. The building proposes self-contained parking- offering valet parking and 325+ parking spots in a covered structure.

- A formal PUD application submittal is anticipated prior to the end of the year.

Swedish Medical Center

Project: Parking Garage

- A building permit is under review.

3570/3576 South Logan Street

Project: Two buildings comprising a gross leasable area of 5,700 square feet. Medical and retail tenants being sought.

- **Construction continues.**



2323 West Baker Avenue | Former Colorado's Finest Alternative High School



- The former school building has been demolished, and Englewood school officials indicate the 3.5 acre property will be seeded and irrigated. The school district has no immediate plans to sell or develop the property.



Craig Hospital | 851 East Hampden Avenue



Project: New Parking Structure

- **Construction continues.**



BOARDS AND COMMISSIONS

Alliance for Commerce in Englewood

- At the December 7 meeting, ACE will discuss providing a written update to City Council on their progress and activities in 2017.

Board of Adjustment of Appeals

- On December 13, the Board will consider variances for a detached garage encroaching into the front and side setbacks and a front porch encroaching into the front setback. Property Address: 2750 South Emerson Street

Englewood Urban Renewal Authority

- On December 4, the Members approved a partial Subordination Agreement of the land use restriction agreement for Colorado Housing and Finance Authority (CHFA) and toured the Broadway + Acoma Loft project.

Keep Englewood Beautiful

- Leaf and Tire: 728 participants dropped off leaves during the three Sundays it was held. This broke last year's record for total trips.
- Holiday Lighting Event: The entry deadline has now closed for the holiday lighting event. Six residents applied, and judging will be held on December 12th. Awards will be presented at the January 2nd City Council Meeting.

Historic Preservation Commission

- At the November 15 meeting, Commissioners approved their Bylaws and Mission Statement.

Planning & Zoning Commission – Accessory Dwelling Units

- Approximately 175 residents attended the community open house/workshop held on Tuesday, November 14, 2017. Survey results indicate 88% want to allow accessory dwelling units in the City.
- Next Step: A study session with City Council is scheduled for January 22, 2018.

SPECIAL PROJECTS

Broadway-Mansfield Enhanced Safety Crossing Project

- Preliminary design work has been completed. Contact with adjacent property and business owners has been initiated.

Healthy Corridors: Englewood (and the South Broadway Corridor)

Project: Selected by the Urban Land Institute (ULI) for assessment as part of its national Healthy Corridors Initiative.

- The local workshop held on Tuesday, October 10 assessed the challenges and opportunities within the Corridor. A national panel of experts will conduct an assessment of the Corridor in early 2018.
- The local leadership committee met on November 6 to develop study questions for the national panel and discussed possible dates in early 2018 for the panel to conduct a workshop in Englewood.

ECONOMIC DEVELOPMENT

New Businesses		
Black Cabin, LLC	16 East Girard Avenue	Misc Apparel & Accessory
Dodd Manufacturing	3999 South Mariposa Street	Manufacturing
POSHibilities	2925 West Chenango Avenue	Direct Selling Organization

Grants

- **Business Initiation Grant**
 - Approved: DartMania - \$2,500 to fund lighting and electrical service enhancements.
 - Approved: Colorado Community Media – \$2,500 to fund workstations for this relocating business.
- **Business Acceleration Grant**
 - Approved: Erica's Skin Care - \$5,000 to fund the conversion of a storage room into commercial space. The space will be used by a new Pilates studio.

Workshops and Training

- Englewood partners with the Aurora-South Metro Small Business Development Center to provide training and one-on-one consulting. **To register for training or consulting, please call 303.326.8686. Upcoming opportunities include:**
 - **One-on-One Small Business Consulting: December 14, 2017**
- **The City and Greater Englewood Chamber of Commerce partnered with SCORE to host a training on Customer Relationship Management and Marketing Growth Strategies on November 29 at the Englewood Library. Nine small businesses participated in the training.**

Business Survey – Energy Efficiency Resources

- **Englewood businesses are encouraged to participate in an online survey to provide feedback and preferences about voluntary energy efficiency and renewable opportunities. The City of Englewood and Xcel Energy have joined forces to increase awareness about energy efficiency resources available and determine best channels to reach the business audience. The survey is available at englewoodco.gov/doing-business or <https://www.surveymonkey.com/r/Z5569F5>**

Other News

- **SWC Broadway and Englewood Parkway: Commercial Space at Broadway Acoma Lofts – Unit # 3 is leased to PokeCity Hawaiian Bowl.**
- **750 West Hampden: Colorado Community Media has relocated its offices from Highlands Ranch to Englewood. This relocation involves 37 employees and a lease of approximately 4,750 square feet in the Hampden Office Center.**

- 3475 South University: LuLu's Furniture and Design will relocate from the Highlands in Denver to Kent Place in February 2018.
- 3396 South Broadway: Table Top Tap is expected to open in **Spring 2018**.
- 3421 South Broadway: One Barrel Bistro is expected to open **Spring 2018**.
- 2749 South Broadway: Hair Salon is finalizing tenant finish plans and remodel will be underway shortly.
- 101 West Floyd Avenue: Mac Outlet and Felt are on the market for sale.
- 200 West Bellevue Avenue: K-Mart closed in mid-November. Staff is working with the property owner to redevelop or re-tenant this high-profile property.

BUILDING

City of Englewood, Colorado Building Division Monthly Report - November 2017

	Number November, 2017	Number November, 2016	Number November, 2015	Number November, 2014	Year To Date November, 2017	Year To Date November, 2016	Year To Date November, 2015	Year To Date November, 2014
No. Permits								
Accessory	35	42	101	142	353	729	1,355	2,159
Building	64	47	37	32	553	473	425	344
Demo	8	9	6	0	78	51	46	24
Electrical	63	70	58	57	687	701	596	607
Mechanical	38	35	35	28	415	398	315	287
Plumbing	30	34	15	15	298	330	268	230
Total	238	237	252	274	2,384	2,682	3,005	3,651
Inspections								
Building	250	266	334	246	3,239	3,946	3,844	3,290
Demo	5	4	6	0	60	47	27	18
Electric	202	264	210	217	2,456	3,002	2,348	2,152
Mechanical	93	112	86	92	1,115	1,176	938	871
Plumbing	96	135	74	89	1,188	1,539	1,261	1,088
Total	646	781	710	644	8,058	9,710	8,418	7,419
Valuation	\$9,475,391	\$3,184,117	\$28,545,629	\$5,080,296	\$91,592,741	\$85,103,594	\$127,100,318	\$117,972,792
Fees								
Licenses	\$8,750	\$10,375	\$9,500	\$9,350	\$122,325	\$129,700	\$118,226	\$120,875
Permit Fees	\$72,914	\$38,639	\$82,030	\$33,673	\$635,303	\$693,803	\$777,926	\$721,752
Plan Ck	\$32,796	\$34,433	\$5,319	\$47,983	\$454,102	\$240,102	\$244,281	\$233,418
Use Tax	\$165,995	\$55,802	\$501,000	\$63,325	\$1,612,531	\$1,164,939	\$2,344,139	\$1,537,455
Total	\$280,455	\$139,249	\$597,849	\$154,331	\$2,824,261	\$2,228,544	\$3,484,572	\$2,613,500